

Space Above This Line for Recording Data

Prepared By: Realty Title, 6397 Goodman Rd, Suite 112, Olive Branch, MS 38654 (662)893-8077

Return To: Realty Title, 6397 Goodman Rd, Suite 112, Olive Branch, MS 38654 (662)893-8077

WARRANTY DEED

Grantor(s): **Jennifer C. Armstrong and Jeffrey W. Armstrong**

Address: P.O. Box 936 Horn Lake, MS 38637

Phone: 901-491-2139 (Home) N/A (Work, if any)

Grantee(s): **Andrea Gregory**

Address: 7437 Crystal Dr Horn Lake, MS 38637

Phone: 901-335-0001 (Home) 901-272-7883 (Work, if any)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, **Jennifer C. Armstrong and Jeffrey W. Armstrong** does/do hereby sell, convey and warrant unto **Andrea Gregory, a single person**, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to wit:

LEGAL DESCRIPTION: Lot 371, Section G, Kingston Estates Subdivision, situated in Section 28, Township 1 South, Range 8 West, as shown on plat of record in Plat Book 74, Page 1 in the Chancery Clerk's Office of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.

09080496

WITNESS our signature this 17th day of November, 2009.

Jennifer C. Armstrong
Jennifer C. Armstrong
Jeffrey W. Armstrong
Jeffrey W. Armstrong

STATE OF MISSISSIPPI
COUNTY OF DeSOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 17th day of November, 2009, within my jurisdiction, the within named **Jennifer C. Armstrong and Jeffrey W. Armstrong**, who acknowledged that they executed the above and foregoing instrument.

[Signature]
(Notary Public)

My commission expires: NOVEMBER 29, 2010

